

LOCAL ADDRESS : 202 DUNKELD DRIVE

REFERENCE NAME : AUSTIN TRAVIS HOMES

LEGAL DESCRIPTION : LOT 488 OF "BRIARCLIFF INC. SECTION 15", AN ADDITION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 49 AT PAGES 14-15, OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

TRACT NO. 12

( N 13°36'15"W - 80.00' )

N 13°31'49"W 80.03'

5' DRAINAGE AND P.U.E. (PLAT)

5' DRAINAGE AND P.U.E. (PLAT)

IRON PIN FOUND

NOTE : SURVEY AND SURVEY PLAT PREPARED WITHOUT BENEFIT OF A TITLE COMMITMENT, THEREFORE THERE MAY BE OTHER EASEMENTS AND/OR BUILDING SETBACK REQUIREMENTS AFFECTING SUBJECT TRACT, NOT SHOWN ON THIS SURVEY PLAT.

LOT 487

LOT 489

LOT 488

S 76°23'45"W 159.99'  
( S 76°23'45"E - 160.00' )

N 76°24'32"E 159.88'  
( N 76°23'45"E - 160.00' )

CONCRETE

1 - STORY WOOD AND STONE HOUSE

AC

ELECT. METER

5.5' 7"

15.4'

18.5'

0.4'

6.6'

10.4'

0.4'

13.5'

54.6'

CONCRETE

32.3'

10' P.U.E., EMBANKMENT, AND/OR EXCAVATION FOR STREET CONSTRUCTION (PLAT)

IRON PIN SET

IRON PIN FOUND

POLE



S 13°36'15"E 79.99'

( S 13°36'15"E - 80.00' )

DUNKELD DRIVE

( 60' PRIVATE STREET )

NORTH

SCALE 1" = 20'  
( ) RECORD

THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREIN AND IS CORRECT AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN HEREON AND THAT SAID TRACT HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.

NOTE : THIS SURVEY WAS PERFORMED ON SUBJECT TRACT THE 21<sup>ST</sup> DAY OF MARCH, 2008.

JOSEPH ALLEN STEARNS / REGISTERED PROFESSIONAL LAND SURVEYOR / NO. 4990  
FIELD BOOK : 268 / 64 FILE : 08/MAR/DUNK200 JOB NUMBER : 22460